

118.0

0006

0022.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

912,300 / 912,300

USE VALUE:

912,300 / 912,300

ASSESSED:

912,300 / 912,300

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|--------------------------|
| 23 | | LORRAINE TERR, ARLINGTON |

| OWNERSHIP | Unit #: |
|------------------------------------|---------|
| Owner 1: CUNNINGHAM MARK K CAROL T | |
| Owner 2: | |
| Owner 3: | |

Street 1: 23 LORRAINE TERRACE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y
Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: CUNNINGHAM MARK K CAROL T -

Owner 2: -

Street 1: 23 LORRAINE TERRACE

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 6,840 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1955, having primarily Vinyl Exterior and 2268 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 9 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exempt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 4 | Rolling |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| 101 | One Family | | 6840 | | Sq. Ft. | Site | | 0 | 70. | 0.91 | 5 | | | | | | | | | 437,642 | | | | | | 437,600 | |

IN PROCESS APPRAISAL SUMMARY

| Use Code | | | | | | | Land Size | | Building Value | | Yard Items | | Land Value | | Total Value | | Legal Description | | | | User Acct | |
|-------------------------|--|--|--|--|--|--|-----------|--|--------------------------------|--|------------|--|----------------|--|-------------|--|-------------------|--|--|--|-----------|--|
| 101 | | | | | | | 6840.000 | | 474,200 | | 500 | | 437,600 | | 912,300 | | | | | | | |
| Total Card | | | | | | | 0.157 | | 474,200 | | 500 | | 437,600 | | 912,300 | | Entered Lot Size | | | | | |
| Total Parcel | | | | | | | 0.157 | | 474,200 | | 500 | | 437,600 | | 912,300 | | Total Land: | | | | | |
| Source: Market Adj Cost | | | | | | | | | Total Value per SQ unit /Card: | | 402.25 | | /Parcel: 402.2 | | | | Land Unit Type: | | | | | |

PREVIOUS ASSESSMENT

| Parcel ID | | | | | | | | | | |
|-------------------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| 118.0-0006-0022.0 | | | | | | | | | | |
| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
| 2020 | 101 | FV | 474,200 | 500 | 6,840. | 437,600 | 912,300 | 912,300 | Year End Roll | 12/18/2019 |
| 2019 | 101 | FV | 353,500 | 600 | 6,840. | 443,900 | 798,000 | 798,000 | Year End Roll | 1/3/2019 |
| 2018 | 101 | FV | 353,500 | 0 | 6,840. | 331,400 | 684,900 | 684,900 | Year End Roll | 12/20/2017 |
| 2017 | 101 | FV | 353,500 | 0 | 6,840. | 300,100 | 653,600 | 653,600 | Year End Roll | 1/3/2017 |
| 2016 | 101 | FV | 353,500 | 0 | 6,840. | 287,600 | 641,100 | 641,100 | Year End | 1/4/2016 |
| 2015 | 101 | FV | 333,700 | 0 | 6,840. | 243,800 | 577,500 | 577,500 | Year End Roll | 12/11/2014 |
| 2014 | 101 | FV | 333,700 | 0 | 6,840. | 231,300 | 565,000 | 565,000 | Year End Roll | 12/16/2013 |
| 2013 | 101 | FV | 333,700 | 0 | 6,840. | 220,100 | 553,800 | 553,800 | | 12/13/2012 |

SALES INFORMATION

| TAX DISTRICT | | | | | | | | | | PAT ACCT. | | | | |
|-----------------|-----------|------|-----------|-----------|--|------------|--|----|-----|-----------|-------|--|--|--|
| Grantor | Legal Ref | Type | Date | Sale Code | | Sale Price | | V | Tst | Verif | Notes | | | |
| BECKER GERALD | 31563-262 | | 6/30/2000 | | | 415,000 | | No | No | | | | | |
| BECKER GERALD P | 23156-334 | | 5/6/1993 | | | 1 | | No | No | A | | | | |

BUILDING PERMITS

| Date | Number | Descrip | Amount | C/O | Last Visit | Fed Code | F. Descrip | Comment | Date | Result | By | Name |
|----------|--------|----------|--------|-----|------------|----------|------------|--------------------|------------|--------------|-----|---------|
| 4/8/2008 | 335 | Addition | 65,000 | C | | G9 | GR FY09 | NEW 16X27 KITW/MUD | 10/30/2018 | Inspected | CC | Chris C |
| | | | | | | | | | 9/4/2018 | MEAS&NOTICE | CC | Chris C |
| | | | | | | | | | 1/12/2009 | Meas/Inspect | 294 | PATRIOT |
| | | | | | | | | | 9/25/2000 | MLS | MM | Mary M |
| | | | | | | | | | 3/24/2000 | Inspected | 270 | PATRIOT |
| | | | | | | | | | 2/14/2000 | Measured | 264 | PATRIOT |
| | | | | | | | | | 10/1/1991 | | PM | Peter M |

Sign: VERIFICATION OF VISIT NOT DATA / / /

